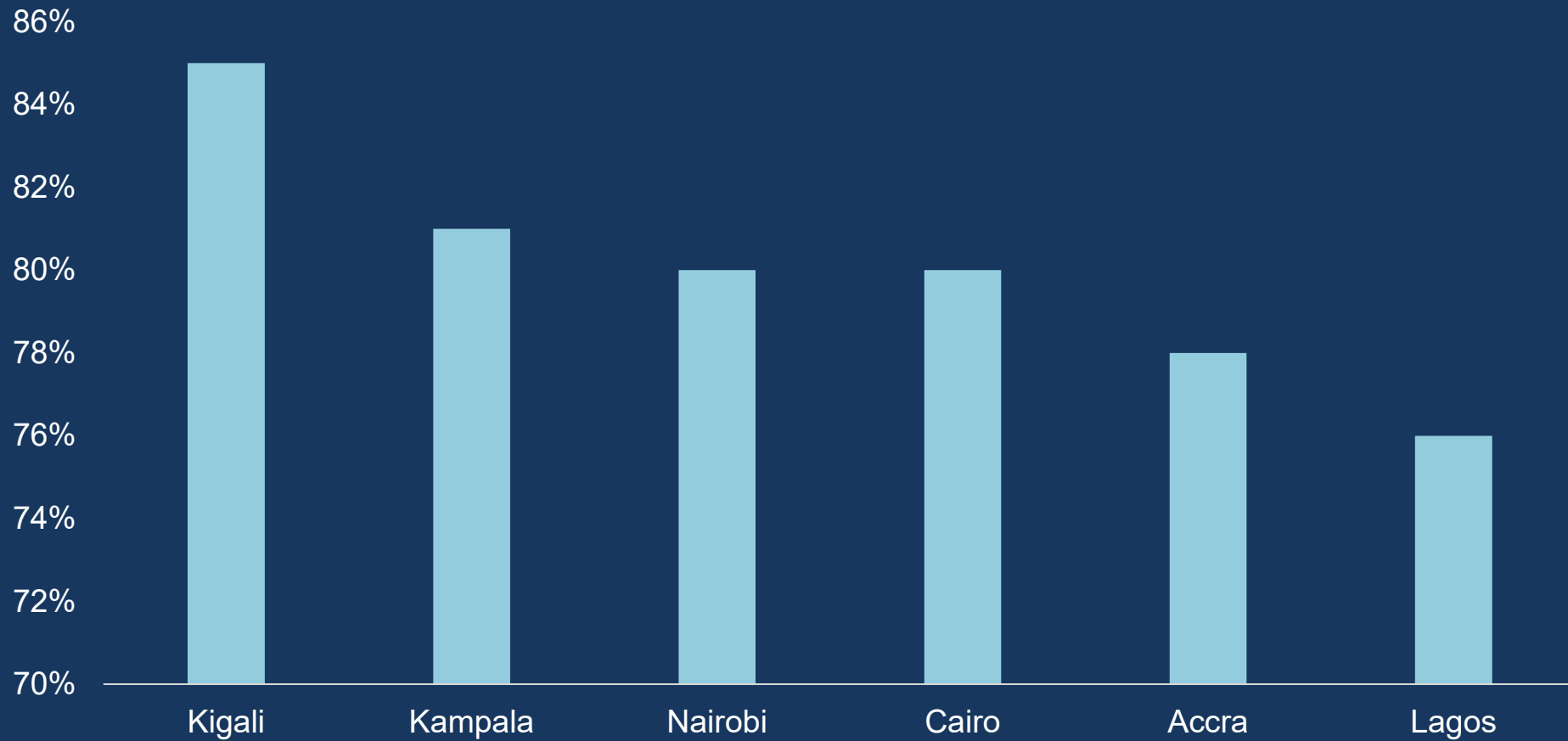


EAST AFRICA REAL ESTATE MARKET BRIEF



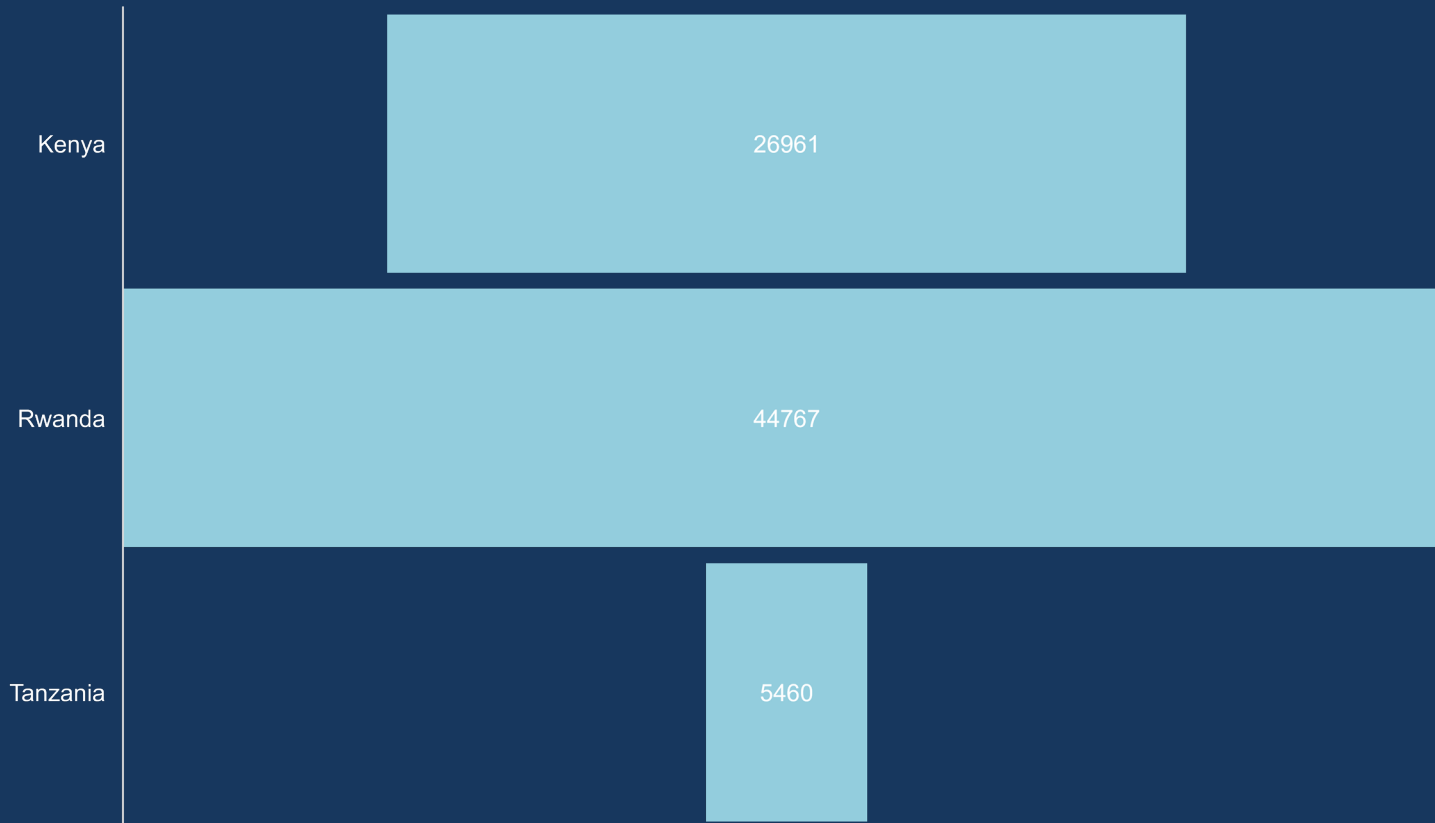
Tilda Mwai
May 2022

1. Office Sector occupancy rates are slightly higher compared to other regions



2. Residential is bouncing back, however access to financing still remains a challenge

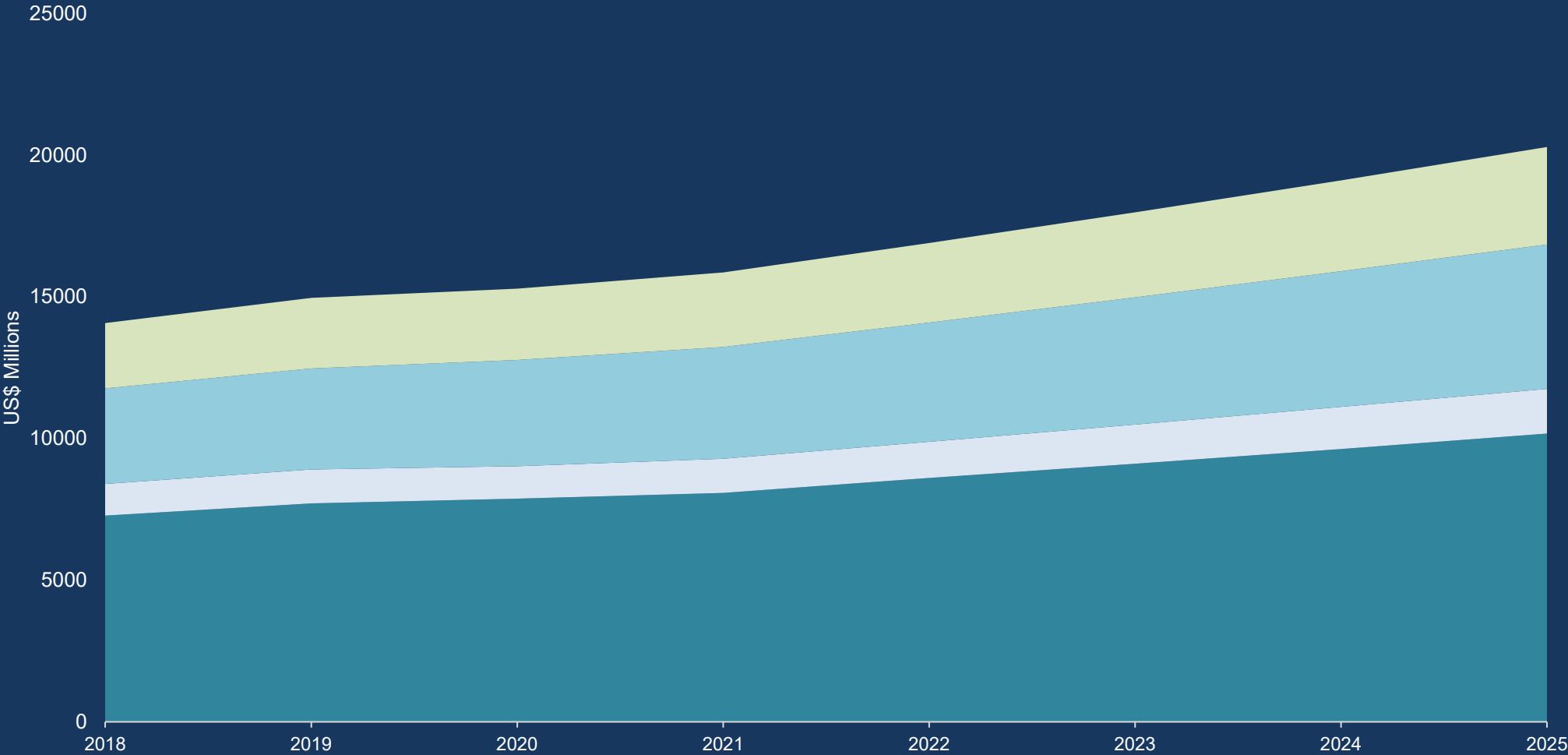
Number of outstanding residential Mortgages



3. Retail Sales are back on track but the sector is not out of the woods yet

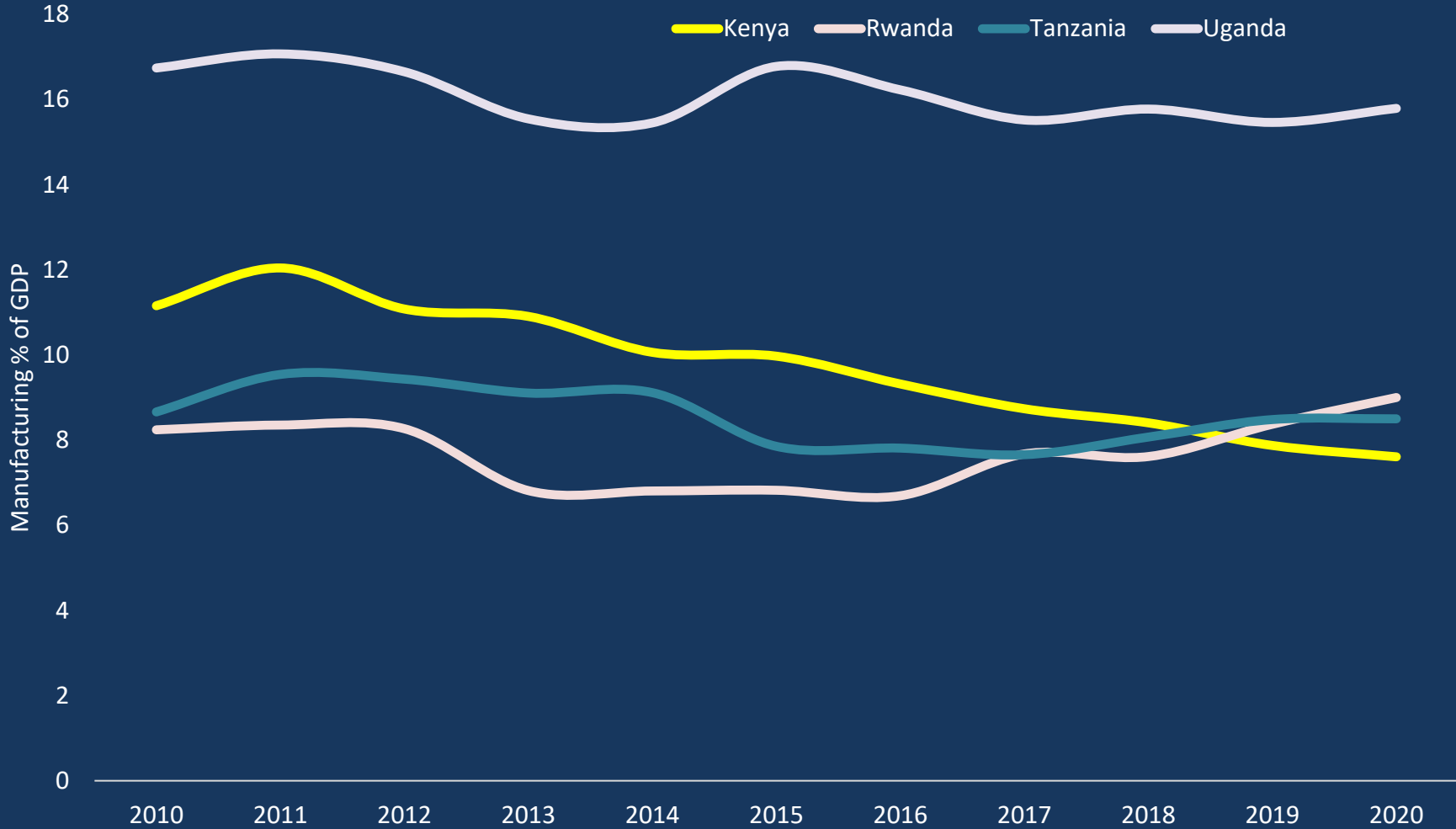


■ Nairobi ■ Kigali ■ Dar Es Salaam ■ Kampala



Source: Capital economics

4. Industrial will remain a key part of the story..



Source:Capital economics

5. Infrastructure developments are driving renewed investment optimism

Rwanda	Rwanda	Tanzania	Uganda	Uganda
Massive Urban Road Campaign	Bugesera Intl. Airport	Tanzanite Bridge Opens Up	Kampala-Jinja Expressway	Kampala Flyover
215.6 km	1.8 m /year	1,030 m	108km	3.2 km
Q3 2024	Q4 2022	Q1 2022	Q2 2026	Q2 2022
\$175 million	\$820 million	\$112 million	\$1.4 billion	\$148 million
World Bank	Mota-Engil, Portugal	GS E&C, South Korea	AfDB	JICA, Japan

Thank you!

FOR ENQUIRIES

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